



7 Tink Taylor Avenue, Sisters Beach

UNDER CONTRACT!

LIFESTYLE LIVING BY THE LAKE!

Wake up to tranquil water views every morning in this charming three bedroom home. Perfectly positioned on the shores of Lake Llewellyn with Rocky Cape National Park as a stunning natural backdrop.

Designed for relaxed living, two of the bedrooms overlook the lake, offering ever-changing scenery filled with birdlife and established greenery. The home features open plan living and dining area with a cosy wood heater creating a warm and inviting space year round.

The gorgeous timber kitchen offers ample storage, while a second living area upstairs provides flexibility for families or guests. Outdoors, multiple entertaining areas allow you to enjoy both morning and afternoon sun in peaceful surroundings.

- Character filled home, built in 1985
- Three bedrooms plus an office area with built-in storage
- Second living upstairs, plus 2nd toilet
- Separate double garage/workshop
- Established gardens on a generous 1,070m2 block

Whether you are seeking a permanent lifestyle change or a relaxing holiday retreat, this property offers exceptional potential with room to

3 1 2

FOR SALE

Offers Over \$698,000

AGENTS

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AGENCY

LJ Hooker Wynyard

(03) 6442 3477

All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

LJ Hooker

add your own personal touch.

Ideally located just 5 minutes from the white sandy beaches of Sisters Beach and Boat Harbour Beach, and only 20 minutes to the beautiful township of Wynyard and Burnie/Wynyard Airport.

Contact Keryn or Theresa for further details.

- *** The information on this website has been provided to LJ Hooker Wynyard by third parties. While LJ Hooker Wynyard have taken every care to verify the accuracy of the property details this information should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. All measurements are approximates ****

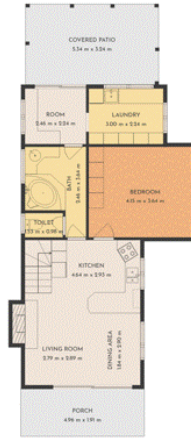
MORE DETAILS

Property ID	K50FD3
Property Type	House
Land Area	1070 m2
Including	Toilets (2)

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2nd floor



1st floor



TOTAL: 117 m²

1st floor: 65 m², 2nd floor: 52 m²

EXCLUDED AREAS: GARAGE: 55 m², PORCH: 9 m², COVERED PATIO: 17 m²,
FIREPLACE: 1 m², BALCONY: 25 m², WALLS: 16 m²

MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



 Floor area: **117 m²**
 Land size: **1,069 m²**